

RELEASE PREPARED BY AND  
AFTER RECORDING RETURN TO:

**DocSolutionUSA**

DocSolutionUSA, LLC dba DocSolution, Inc.  
2316 Southmore  
Pasadena, TX 77502  
713-941-4928  
Selene/ROL  
Loan #: 2005102310-ER



MIN: 101457100000170524

MERS Telephone No. 1-888-679-6377

**STATE OF WASHINGTON**

**SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE**

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR ACCELERATE MORTGAGE, LLC., ITS SUCCESSORS AND ASSIGNS, the current holder of the obligations secured by that certain Deed of Trust, described below does hereby substitute TRUSTEE SERVICES, INC., whose address is PO BOX 2980, Silverdale, WA 98383 as trustee in lieu of the named Trustee under said Deed of Trust. TRUSTEE SERVICES, INC. hereby accepts said appointment as Trustee under said Deed of Trust and, as Successor Trustee, pursuant to the request of said Beneficiary and Holder, does hereby reconvey without warranty to the person(s) legally entitled thereto, all estate now held by it under said Deed of Trust.

Trustor: ROBERT BRADFORD JR. AND KARIN H. BRADFORD, HUSBAND AND WIFE,  
of the deed of trust, and any trustor or successor in interest on whose behalf  
payment was made  
Original Trustee: CHICAGO TITLE INSURANCE COMPANY  
Original Beneficiary: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS  
DESIGNATED NOMINEE FOR ACCELERATE MORTGAGE, LLC., its  
successors and assigns  
Dated: 11/20/2021  
Amount: \$392,436.00  
Recorded: 11/29/2021 in SKAGIT County, State of Washington as Instrument or Auditor No.  
202111290018

DATE: 07 day of Oct, 2025

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR ACCELERATE MORTGAGE, LLC., ITS SUCCESSORS AND ASSIGNS

BY: Lisa Marie King  
NAME: LISA MARIE KING  
TITLE: VICE PRESIDENT

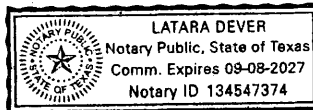
STATE OF TEXAS

COUNTY OF HARRIS

Before me, the undersigned, a Notary Public on this day personally appeared LISA MARIE KING, VICE PRESIDENT, known to me (or proved to me on the oath of \_\_\_\_\_), to be the person and officer whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS DESIGNATED NOMINEE FOR ACCELERATE MORTGAGE, LLC., ITS SUCCESSORS AND ASSIGNS, a corporation, and that he/she had executed the same as the act of such corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office, this 07 day of Oct, A.D. 2025

Lalara Dever  
NOTARY PUBLIC, STATE OF TEXAS



TSI # : W877116G

1773960

Loan #: 2005102310

Trustee Services, Inc.



Matthew J. Ormerod  
Assistant Vice President

State of Washington  
County of Kitsap

On 10/07/2025, before me, JILL O'CONNOR, a Notary Public qualified for said County, personally came Matthew J. Ormerod, Assistant Vice President known to me to be the identical person who executed the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed for the uses and purposed therein mentioned.

Witness my hand and official seal,



JILL O'CONNOR  
Notary Public in and for  
the State of Washington  
Commission Lic# 22005302  
Commission Expires# 01/10/2030

Notary Public State of Washington Jill O'Connor Commission Expires 01/10/2030 License # 22005302
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DocSolutionUSA, LLC, d/b/a DocSolution, Inc., did not prepare a title search of the Property described in the document below. The Preparer of this document makes no representation as to the status and validity of, including, but not limited to, the title, loan history, boundary survey, property use, or zoning regulations of the Property assigned, transferred, conveyed, released, or any other disposition of the Property. Information herein was provided to the Preparer by Grantor/Grantee and / or their Agent and prepared according to their request.